

**Electronically Recorded**

**Tarrant County Texas**

Official Public Records

1/28/2011 8:24 AM

**D211023992**

*Mary Louise Garcia*

PGS 9 \$48.00



CHESAPEAKE ENERGY CORP.  
ATTN: RECORDING TEAM  
P.O. BOX 18496  
OKLAHOMA CITY, OK 73154

Submitter: CHESAPEAKE OPERATING, INC

---

SUZANNE HENDERSON  
TARRANT COUNTY CLERK  
TARRANT COUNTY COURTHOUSE  
100 WEST WEATHERFORD  
FORT WORTH, TX 76196-0401

**DO NOT DESTROY**

**WARNING – THIS IS PART OF THE OFFICIAL RECORD**

ELECTRONICALLY RECORDED  
BY ERXCHANGE

---

**NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER**

**VALVE SITE EASEMENT**

THE STATE OF TEXAS  
COUNTY OF JOHNSON

§  
§  
§

KNOW ALL MEN BY THESE PRESENTS THAT the undersigned, STINNSHAW, LP, (hereinafter called GRANTOR), for and in consideration of the sum of TEN Dollars (\$10.00) in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL AND CONVEY UNTO TEXAS MIDSTREAM GAS SERVICES, L. L. C., its successors and assigns (hereinafter called GRANTEE), a free and unobstructed, perpetual rights of way and easements for three (3) valve sites which are fifty feet by fifty feet (50' by 50'); fifty feet by sixty feet (50' by 60'); and twenty feet by forty feet (20' by 40') for the purpose of laying, constructing, maintaining, operating, altering, replacing, and removing valves, meters, pig launchers, receivers (with fittings, appliances and appurtenant facilities) and any and all other related equipment, for the transportation and processing of oil, gas petroleum products or any other liquids, gases (including inert gases) or substances which can be transported through a pipeline on the following described lands situated in the County of Johnson, State of Texas, to wit:

Being a tract of land situated in the Richard Doggett Survey, A-208, Johnson County, Texas, as more fully described in Exhibit "A", attached hereto for all purposes

The Grantee shall have all other rights and benefits necessary or convenient for the full enjoyment or use of the rights herein granted, including, but without limiting the same to, the free right of ingress to and egress over and across said lands to and from said valve site, and the right from time to time to cut all trees, undergrowth and other obstructions, that may injure, endanger or interfere with the use of said site. The Grantee shall have the right to assign this grant in whole or in part.

TO HAVE AND TO HOLD unto Grantee, its successors and assigns, so long as the rights herein granted, or any one of them, shall be used by, or useful to, Grantee for the purposes of constructing, inspecting, repairing, maintaining, replacing and removing the property of Grantee herein described: and the undersigned hereby bind themselves, their heirs, executors and administrators (and successors and assigns) to warrant and forever defend all and singular said premises unto the Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

It is agreed that this grant covers all the agreements between the parties and that no representations or statements, verbal or written, have been made modifying, adding to, or changing the terms of this agreement.

IN TESTIMONY WHEREOF, the Grantors herein have executed this conveyance this the 8th day of ~~March~~, 2010.

*April 11.5*

GRANTORS: STINNSHAW, LP  
a Texas limited partnership

BY: JAGMAR, LLC  
Its general partner

BY:   
MICHAEL E. STINNETT  
Manager

ACKNOWLEDGMENT

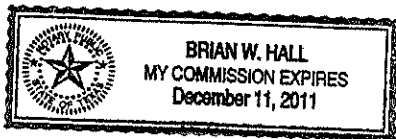
STATE OF TEXAS

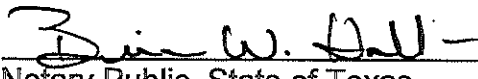
§  
§  
§

COUNTY OF JOHNSON

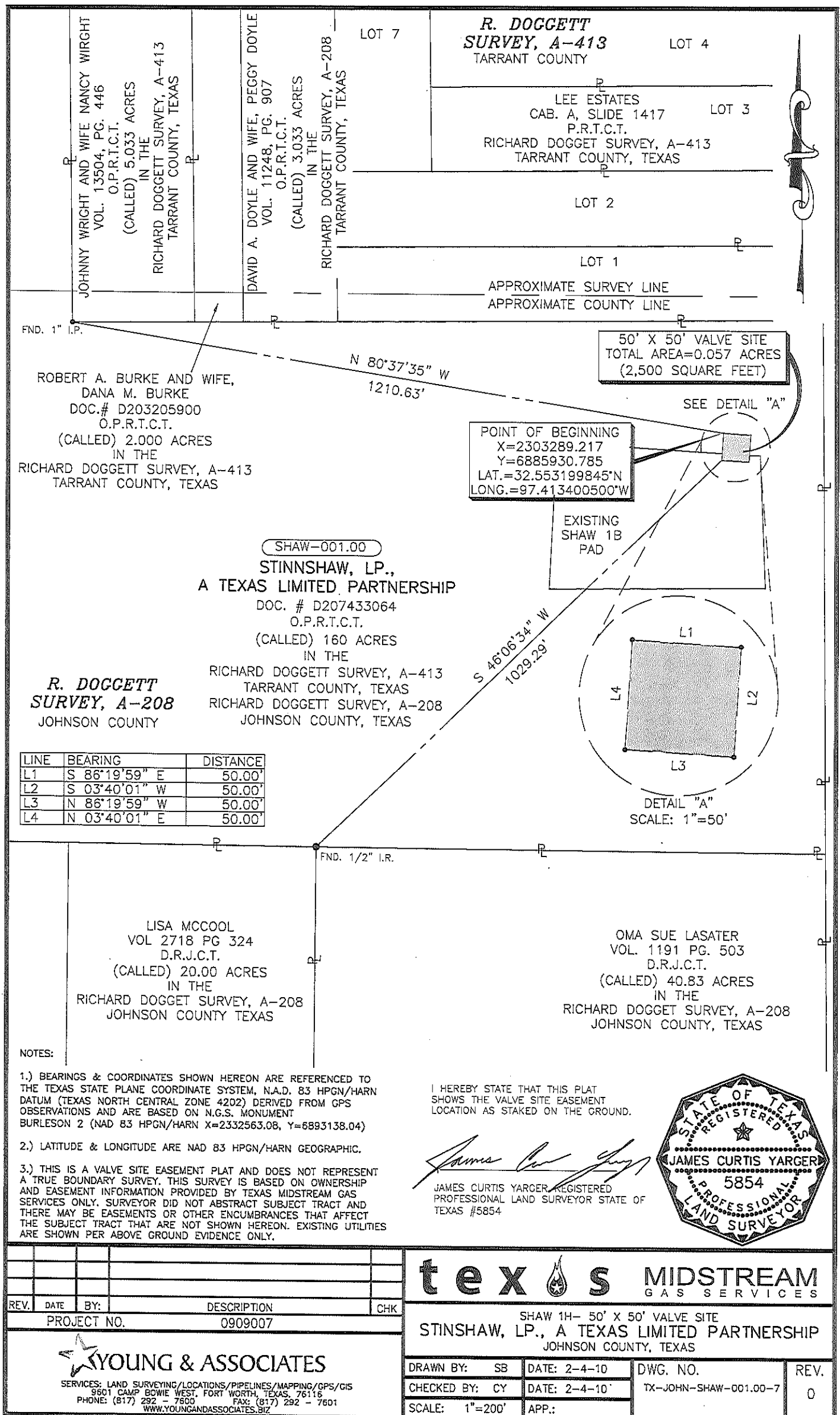
This instrument was acknowledged before me on the 8th day of April, 2010 by Michael E. Stinnett, Manager of JAGMAR, LLC, general partner of StinnShaw, LP, a Texas limited partnership on behalf of said partnership. W.S. B.A.

(SEAL)



  
Notary Public, State of Texas  
Printed Name: Brian W. Hall  
Commission Expires: 12-11-11

## Exhibit "A"





## Exhibit "A"

SHAW-001.00

STINNSHAW, LP.,  
A TEXAS LIMITED PARTNERSHIP

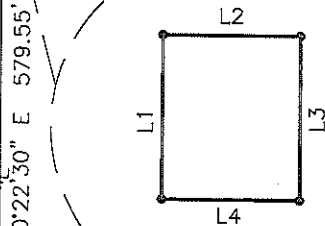
DOC. # D207433064

O.P.R.T.C.T.

CALLED 160 ACRES

RICHARD DOGGETT SURVEY, A-413  
TARRANT COUNTY, TEXASRICHARD DOGGETT SURVEY, A-208  
JOHNSON COUNTY, TEXAS

L1	N 00°21'27" E	60.00'
L2	S 89°38'33" E	50.00'
L3	S 00°21'27" W	60.00'
L4	N 89°38'33" W	50.00'

R. DOGGETT  
SURVEY, A-413  
TARRANT COUNTYAPPROXIMATE SURVEY LINE  
APPROXIMATE COUNTY LINEEXISTING  
SHAW 1A  
PAD50' 60' VALVE SITE  
0.069 ACRES  
(3,000 SQUARE FEET)R. DOGGETT  
SURVEY, A-208  
JOHNSON COUNTYPOINT OF BEGINNING  
X=2299734.600  
Y=6885770.622  
LAT.=32.552860142°N  
LONG.=97.424941956°W

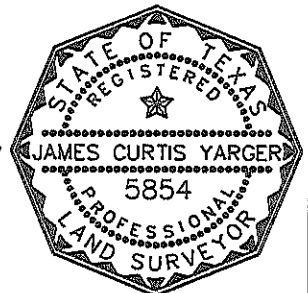
FND. 1/2" I.R.

BLOCK 3

EMILY ESTATES SUBDIVISION  
VOL. 8, PG. 923  
P.R.J.C.T.RICHARD DOGGETT SURVEY A-208  
JOHNSON COUNTY, TEXAS

## NOTES:

- 1.) BEARINGS & COORDINATES SHOWN HEREON ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, N.A.D. 83 HPGN/HARN DATUM (TEXAS NORTH CENTRAL ZONE 4202) DERIVED FROM GPS OBSERVATIONS AND ARE BASED ON N.G.S. MONUMENT BURLESON 2 (NAD 83 HPGN/HARN X=2332563.08, Y=6893138.04)
- 2.) LATITUDE & LONGITUDE ARE NAD 83 HPGN/HARN GEOGRAPHIC.
- 3.) THIS IS A VALVE SITE EASEMENT PLAT AND DOES NOT REPRESENT A TRUE BOUNDARY SURVEY. THIS SURVEY IS BASED ON OWNERSHIP AND EASEMENT INFORMATION PROVIDED BY TEXAS MIDSTREAM GAS SERVICES ONLY. SURVEYOR DID NOT ABSTRACT SUBJECT TRACT AND THERE MAY BE EASEMENTS OR OTHER ENCUMBRANCES THAT AFFECT THE SUBJECT TRACT THAT ARE NOT SHOWN HEREON. EXISTING UTILITIES ARE SHOWN PER ABOVE GROUND EVIDENCE ONLY.

I HEREBY STATE THAT THIS PLAT  
SHOWS THE VALVE SITE EASEMENT  
LOCATION AS STAKED ON THE GROUND.JAMES CURTIS YARGER, REGISTERED  
PROFESSIONAL LAND SURVEYOR STATE OF  
TEXAS #5854

REV.	DATE	BY:	DESCRIPTION	CHK
			PROJECT NO. 0909007	

YOUNG &amp; ASSOCIATES

SERVICES: LAND SURVEYING/LOCATIONS/PIPELINES/MAPPING/GPS/GIS  
9601 CAMP BOWIE WEST, FORT WORTH, TEXAS, 76116  
PHONE: (817) 292 - 7600 FAX: (817) 292 - 7601  
WWW.YOUNGANDASSOCIATES.BIZtex MIDSTREAM  
GAS SERVICESSHAW 1H-50' X 60' VALVE SITE  
STINNSHAW, LP., A TEXAS LIMITED PARTNERSHIP  
JOHNSON COUNTY, TEXAS

DRAWN BY: SB	DATE: 2-4-10	DWG. NO.	REV.
CHECKED BY: CY	DATE: 2-4-10	TX-JOHN-SHAW-001.00-9	0
SCALE: 1"=200'	APP:		

Exhibit "A"



P.O. Box 121609 Fort Worth, TX 76121-1609  
Tel.: 817-292-7600 Fax: 817-292-7601  
[www.youngandassociates.biz](http://www.youngandassociates.biz)

EXHIBIT  
50' X 50' VALVE SITE  
(0.057 ACRES)

**BEING** a 0.057 acre tract of land situated in the Richard Doggett Survey, Abstract No. 208, Johnson County, Texas, being over, under and across a called 160 acre tract of land as described in a Deed to Stinnshaw, LP., a Texas limited partnership, as recorded in Document No. D207433064 of the Official Public Records of Tarrant County, Texas, said 0.057 acre tract of land being more particularly described by metes and bounds as follows:

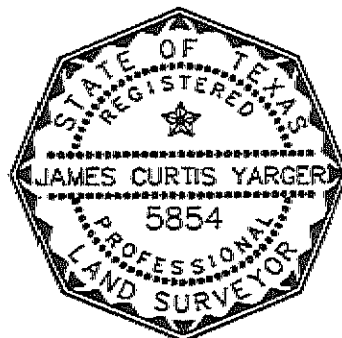
**BEGINNING** at a point for the Northwest corner of said 0.057 acre tract of land, from which a Found 1" iron pipe at the Southwest corner of a called 5.033 acre tract of land in a Deed to Johnny Wright and wife, Nancy Wright as recorded in Volume 13504, Page 446 of the Deed Records of Tarrant County, Texas, bears: N 80°37'35" W, a distance of 1210.63 feet, for reference;

**THENCE** S 86°19'59" E, a distance of 50.00 feet to a point for the Northeast corner of said 0.057 acre tract of land;

**THENCE** S 03°40'01" W, a distance of 50.00 feet to a point for the Southeast corner of said 0.057 acre tract of land;

**THENCE** N 86°19'59" W, a distance of 50.00 feet to a point for the Southwest corner of said 0.057 acre tract of land, from which a Found 1/2" iron rod in the South line of said called 160 acre tract of land, also being at the Northwest corner of a called 40.83 acre tract of land described in a Deed to Oma Sue Lasater as recorded in Book 1191, Page 503 of the Deed Records of Johnson County, Texas and the Northeast corner of a called 20.00 acre tract of land described in a Deed to Lisa McCool as recorded in Book 2718, Page 324 of the Deed Records of Johnson County, Texas, bears S 46°06'34" W, a distance of 1029.29 feet, for reference;

**HENCE** N 03°40'01" E, a distance of 50.00 feet to the **POINT OF BEGINNING** and containing 0.057 acres (2,500 square feet) of land, more or less.



James Curtis Yarger  
Registered Professional Land Surveyor  
State of Texas #5854

TX-JOHN-SHAW-001.00-8



# YOUNG & ASSOCIATES

Experienced Surveyors throughout the State of Texas

P.O. Box 121609 Fort Worth, TX 76121-1609

Tel.: 817-292-7600 Fax: 817-292-7601

[www.youngandassociates.biz](http://www.youngandassociates.biz)

## EXHIBIT

50' X 60' VALVE SITE  
(0.069 ACRES)

BEING a 0.069 acre tract of land situated in the Richard Doggett Survey, Abstract No. 208, Johnson County, Texas, being over, under and across a called 160 acre tract of land as conveyed to Stinnshaw, LP., a Texas limited partnership, as recorded in Document No. D207433064 of the Official Public Records of Tarrant County, Texas, said 0.069 acre tract of land being more particularly described by metes and bounds as follows:

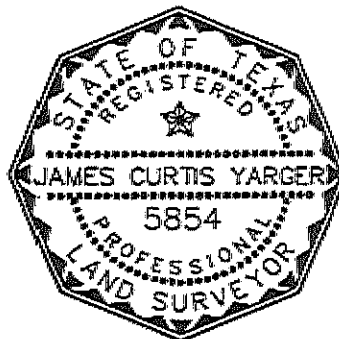
BEGINNING at a point in the West line of said called 160 acre tract of land, said point bears N 00°22'30" E, a distance of 579.55 feet from a 1/2" iron rod found at the Southwest corner of said called 160 acre tract of land;

THENCE N 00°21'27" E, along the West line of said called 160 acre tract of land, a distance of 60.00 feet to a point;

THENCE S 89°38'33" E, departing the West line of said called 160 acre tract of land, a distance of 50.00 feet to a point;

THENCE S 00°21'27" W, a distance of 60.00 feet to a point for corner;

THENCE N 89°38'33" W, a distance of 50.00 feet to the POINT OF BEGINNING and containing 0.069 acres (3,000 square feet) of land, more or less.



James Curtis Yarger  
Registered Professional Land Surveyor  
State of Texas #5854

TX-JOHN-SHAW-001.00-10



Exhibit "A"



P.O. Box 121609 Fort Worth, TX 76121-1609

Tel.: 817-292-7600 Fax: 817-292-7601

[www.youngandassociates.biz](http://www.youngandassociates.biz)

EXHIBIT  
50' X 60' VALVE SITE  
(0.018 ACRES)

**BEING** a 0.018 acre tract of land situated in the Richard Doggett Survey, Abstract No. 208, Johnson County, Texas, being over, under and across a called 160 acre tract of land as conveyed to Stinnshaw, LP., a Texas limited partnership, as recorded in Document No. D207433064 of the Official Public Records of Tarrant County, Texas, said 0.018 acre tract of land being more particularly described by metes and bounds as follows:

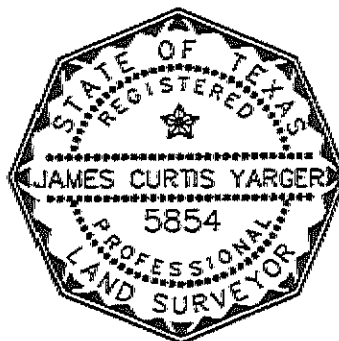
**BEGINNING** at a point for the Southwest corner of said 0.018 acre tract of land, from which a found 1/2" iron rod at the Southwest corner of said called 160 acre tract of land bears S 39°30'34" W, a distance of 943.72 feet, for reference;

**THENCE** N 01°04'01" W, a distance of 20.00 feet to a point for the Northwest corner of said 0.018 acre tract of land;

**THENCE** N 88°55'59" E, a distance of 40.00 feet to a point for the Northeast corner of said 0.018 acre tract of land;

**THENCE** S 01°04'01" E, a distance of 20.00 feet to a point for the Southeast corner of said 0.018 acre tract of land, from which a found 1/2" iron rod in the South line of said called 160 acre tract of land, said iron also being at the Northwest corner of a called 1.969 acre tract of land described as Tract IV in a Deed to Branship 2, LLC. as recorded in Book 4155, Page 793 of the Deed Records of Johnson County, Texas and the Northeast corner of Lot 2, Block 4 of Emily Estates Subdivision, an addition to Johnson County, Texas as recorded in Volume 8, Page 923 of the Plat Records of Johnson County, Texas bears S 54°16'05" E, a distance of 1271.97 feet, for reference;

**THENCE** S 88°55'59" W, a distance of 40.00 feet to the **POINT OF BEGINNING** and containing 0.018 acres (800 square feet) of land, more or less.



James Curtis Yarger  
Registered Professional Land Surveyor  
State of Texas #5854

TX-JOHN-SHAW-001.00-12